



UNITED STATES ENVIRONMENTAL PROTECTION AGENCY  
REGION 8  
999 18<sup>th</sup> STREET - SUITE 300  
DENVER, CO 80202-2466  
<http://www.epa.gov/region08>

SDMS Document ID



1035170

January 26, 2006

Mr./Ms. Alejandro Gardea  
4726 High Street  
Denver, CO 80216

Dear Mr./Ms. Alejandro Gardea,

This letter certifies that soils on the property at 4726 High Street in Denver, Colorado, have been remediated in accordance with the U.S. Environmental Protection Agency's (EPA) Record of Decision for the Vasquez Boulevard and Interstate 70 Superfund Site (VB/I-70), Operable Unit 1, signed by EPA on September 25, 2003. The required work was accomplished in accordance with EPA approved work plans. The remediation successfully addressed the health risks associated with exposure to arsenic and lead in soils at this property.

The clean-up action conducted by the EPA and the U.S. Army Corps of Engineers (USACE) addressed residences where the soil concentrations of lead and/or arsenic exceeded the action levels of 400 parts per million (ppm) and/or 70 ppm, respectively. The clean up consisted of excavation of the top 12 inches of soil at the listed property. The excavated area was replaced with clean soils.

In order to assure that your property remains protected from lead contamination, it may be necessary to maintain the exterior of your home to prevent any chipping or peeling paint from being deposited in your yard. Very old paint (from 1978 or before) could contain lead contaminants. An EPA representative will be contacting you to schedule a lead based paint assessment of the exterior of your home. EPA will provide for the initial abatement of lead based paint if necessary.

If you require more specific information concerning the clean-up of your property, please contact me at U.S. EPA (8EPR-SR), 999 18<sup>th</sup> Street, Suite 300, Denver, CO 80202-2466, Attn: Victor Ketellapper, or 303-312-6578, or Pat Courtney at 303-312-6631.

Sincerely,

Victor Ketellapper  
Project Manager



**UNITED STATES ENVIRONMENTAL PROTECTION AGENCY**

REGION 8  
999 18<sup>th</sup> STREET - SUITE 300  
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26 de Enero de 2006

Señor /Señora Alejandro Gardea  
4726 High Street  
Denver, CO 80216

Estimado(a) Señor/Señora Alejandro Gardea,

Este carta certifica que tierra en el propiedad 4726 High Street en Denver Colorado, ha sido remediado de acuerdo con la U.S. Environmental Protection Agency's (EPA) Recuerdo de Decisión para el Vasquez Boulevard y Interstate 70 Superfund Site (VB/I-70), Operable Unit 1, Firmado por EPA en September 25, 2003. El trabajo requerido era realizado de acuerdo con EPA confirmado plan del trabajo. La remediación eliminado con éxito los riesgos asociados con la exposición a arsénico y plomo en la tierra en su propiedad.

La acción de limpieza conductazo por EPA y el U.S. Army Corps of Engineers (USACE) dirigido a residentes donde las concentraciones de plomo y/o arsénico en la tierra excedido el nivel de acción de 400 partes por millón (ppm) y/o 70 ppm respectivamente. La limpieza consistido de la excavación de la primera doce pulgadas de tierra de la propiedad listado. El área excavado era reemplazado con tierras limpias.

Para asegurar que su propiedad permanece protegido de la contaminación de plomo, podría ser necesario a mantener el exterior de su hogar a prevenir cualquier astilla o la pintura a se descascara y deposita en su propiedad. Pintura muy viejo (de 1978 o antes) podría contener contaminantes de plomo. Un representante de EPA les contactará a hacer una reunión para una evaluación de pintura con plomo para la exterior de su hogar. EPA provendrá la primera rebaja de pintura basado con plomo si sea necesario.

Si quisiera mas información especifica en relación de la limpieza de su propiedad, por favor contáctame en U.S. EPA (8EPR-SR), 999 18<sup>th</sup> Street, Suite 300, Denver, CO 80202-2466, Attn: Victor Ketellapper, or 303-312-6578, or Pat Courtney at 303-312-6631.

Sinceramente,

Victor Ketellapper  
Gerente del Proyecto

- Remove obstructions including boats, trailers, vehicles, playscape items, wood piles, dog houses, etc;
- Remove flower bulbs or plants that the Grantor or the Grantor's tenant may wish to save;
- Water and maintain replacement vegetation, including fertilizer application, as necessary subsequent to an initial watering period by EPA, unless watering is restricted by Denver Water Board;
- Abide by health and safety guidance provided by EPA;
- If the property is rented, assist EPA in obtaining tenant approval for access to the property to perform the work if EPA is unable to obtain such access; and
- Allow videotaping and/or photography of the property including exterior and interior areas of buildings.

**AGREEMENT NOT TO INTERFERE**

The Grantor agrees not to interfere or tamper with any of the activities or work done, or the equipment used to perform the activities, or to undertake any actions regarding the use of said property which would tend to endanger the health or welfare of the Grantees or the environment, or to allow others to use the property in such a manner.

Should you have any questions about this program, please contact the VB/I-70 Site Coordination Office at (303) 487-0377.

☐ I grant access to my properties

☐ I do not grant access to my properties

*Alex Candela* 2-9-05  
 Signature Date  
 303-308-1387

\_\_\_\_\_  
 Signature Date

☐ I would like to be present during any sampling that is required.

☐ My property has a working sprinkler system that will need to be replaced.

- Remover obstrucciones, incluyendo botes, remolque, vehículos, juguetes de niños, montones de madera, casas de perros, etc.
- Remover bulbos de flores, u otras plantas que el Otorgante o inquilino del Otorgante quisiera guardar;
- Regar y mantener el reemplazo de vegetación, incluyendo la aplicación de fertilizante, subsecuente a la riega inicial por la EPA, a menos que el uso de agua esté restringido por la Junta de Agua de Denver.
- Seguir las recomendaciones de la guía de Salud y Seguridad de la EPA;
- Si la propiedad es rentada, asistir a la EPA a obtener la aprobación del inquilino para tener acceso a la propiedad dende se va a llevar a cabo el trabajo, si acaso la EPA no logra obtener acceso; y
- Permitir a hacer un video y/o tomar fotos de la propiedad, incluyendo el área exterior y interior del edificio.

**ACUERDO A NO INTERFERIR**

El Otorgante está de acuerdo a no interferir o meterse en cualquier actividad o trabajo hecho, o equipo que va a llevar a cabo las actividades en la propiedad, o arriesgar la salud o bienestar de los Cesionarios o el medio ambiente, o permitir otras personas a usar la propiedad en alguna manera.

Si tiene preguntas sobre este programa, por favor llame a la officina de VB/I-70 a (303) 487-0377.

☐ Si, yo permito acceso a mi propiedad.

☐ No permito acceso a mi propiedad.

2/9/05  
Firma \_\_\_\_\_ Fecha \_\_\_\_\_

[Signature]  
Firma \_\_\_\_\_ Fecha \_\_\_\_\_

☐ Me gustaría ser presente durante de cualquier colección de muestras.

☐ Mi propiedad tiene un sistema de regar plantas y sacate (sprinkler system).



**VB/I-70 Site Coordination**  
**10 E. 55th Avenue**  
**Denver, CO 80216**



80216+1769    |||||

**PROPERTY INFORMATION**

Property ID: 3569  
House Number: 4726  
Street: HIGH ST  
Address: 4726 HIGH ST  
Unit:  
ZIP Code: 80216  
Neighborhood: ELYRIA  
Zone: R2

Find Record

**DECISION CRITERIA**

Target Property? Yes  
Soil Sampled? Yes  
Removal Required? Yes  
Removal Complete?

**SOIL SAMPLE RESULTS**

Phase 3B  
Arsenic Decision Value 68  
Lead Decision Value 474

**OWNER INFORMATION**

Owner Name: CONSERVATIVE CAPITAL  
Mailing Address: 4875 E 117TH DR  
Mailing City State Zip: THORNTON CO 80233

**OTHER SAMPLE RESULTS**

Media Description  
Arsenic  
Lead

Date last updated: Wednesday, February 09, 2005

## Real Property Search

If you have a question about the value, ownership, or characteristics of this property, or any other property in Denver, please call the Assessor at 720-913-4162.

[View Map/Historic District Listing for this Property](#)

[Link to property tax information for this property](#)

[Link to sale information for this property](#)

[Link to property sales information for this neighborhood](#)

[Link to property sales information for all Denver neighborhoods](#)

### PROPERTY INFORMATION

Property Type: Residential

Parcel: 0223105012000

Name and Address Information

Legal Description

GARDEA,ISIDRO ALEJANDRO

L 19 EXC REAR 5FT TO CITY

4726 HIGH ST

BLK 5 ELYRIA

DENVER, CO 80216

RESIDENTIAL

Property Address:

Tax District

4726 HIGH ST

DENV

### Assessment Information

	Actual	Assessed	Exempt	Taxable
Current Year				
Land	10400	830		
Improvements	99800	7940		
Total	110200	8770	0	8770
Prior Year				
Land	10400	830		
Improvements	99800	7940		
Total	110200	8770	0	8770

Style: 1 1/2 Story

Reception No.: 0000238200

Year Built: 1900

Recording Date: 12/13/02

Building Sqr. Foot: 935

Document Type: Warranty

Bedrooms: 2

Sale Price: 125500

Baths Full/Half: 1/0

Mill Levy: 64.162

Basement/Finished: 0/0

Lot Size: 2,850

Zoning: R2



**US Army Corps  
of Engineers®**

August 10, 2006

## Memorandum For the Record

Subject: Final Inspection/Acceptance  
4726 High St

- 1) Repeated attempts to contact homeowner have been unsuccessful.
- 2) The property has been inspected jointly, by the Site Co-Ordination team, the US Army Corps of Engineers Site Manager, and the contractors Site Superintendent. It has been determined, The property has been restored In accordance with the original Restoration Agreement.
- 3) No further action is deemed necessary.
- 4) This memorandum will serve as the Final Acceptance for the subject property.

This is the guy that  
laid his own sod over  
Thanksgiving '05 & we  
can't get ahold of him  
through notes or calls.

Gregory P. Hoover  
US Army Corps of Engineers  
Site Manager



24X3

driveway gravel

Shed

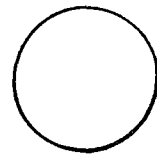
9X14

DRIVEWAY GRAVEL

20X28

Pole

37X5



tree large rock

4726  
high st.

Alfonso Gardea

tree

13X2  
sod

10X10  
sod

small tree

rock  
remove

2X2  
dg

2X2  
dg

4X4  
sod

10X8

500

DB 11X8

# Meagan Redfern

#3569

**From:** OCARS\_Pro@uncc.org  
**Sent:** Tuesday, November 15, 2005 9:02 AM  
**To:** Meagan Redfern  
**Subject:** UNCC EMLCFM 2005/11/15 #00012 B0210916-00B NORM NEW

EMLCFM 00012 UNCCb 11/15/05 09:01 AM B0210916-00B NORM NEW STRT LREQ

Ticket Nbr: B0210916-00B

Original Call Date: 11/15/05 Time: 09:01 AM Op: MRE

Locate By Date : 11/17/05 Time: 11:59 PM Meet: N Extended job: N

State: CO County: DENVER City: DENVER

Addr: 4726 Street: HIGH ST

Grids: 03S068W14SE : 03S068W23NE : Legal: Y

Lat/Long: 39.784405/-104.965427 39.784405/-104.963635

: 39.781289/-104.965427 39.781289/-104.963635

Type of Work: SOIL EXCAVATION

Exp.: N

Boring: N

Location: LOC ENTIRE LOT\*ACCESS OPEN\*INDIVIDUAL STRUCTURE\*TO INCLUDE ALL

: EASEMENTS TO CITY PROPERTY

Company : PROJECT RESOURCES INC.

Type: OTHR

Caller : MEAGAN REDFERN

Phone: (303)487-0377

Alt Cont: AMY JAMES

Phone: (303)487-0377

Fax: Email: MREDFERN@PROJECTRESOURCESINC.COM

Done for: CORPS OF ENGINEERS/EPA

Remarks:

Members 360NT3 = 360 NETWORK-TOUCH AMERICA

ATCT01 = AT&T

Members CMSND00= COMCAST - NORTH DENVER

PCNDU0 = XCEL ENERGY-NORTH

DENVER

Members PSND14 = XCEL ENGY--APPT SCHEDULE

QLNCND0= QWEST LOCAL

NETWORK

Members QLNCND1= QWEST LOCAL NETWORK

QWSTEN0= QWEST/ENRON COMM

Members TWTEL1 = TIME WARNER TELECOM

WCG01 = WILTEL

COMMUNICATION

You are responsible for contacting any other utilities that are not listed above

including the following tier 2 members not notified by the center:

DNVH20 DENVER WATER DEPT (303)628-6666

DNVPR1 DENVER PARKS & REC. (303)458-4839

DTEO01 DNVR TRAFFIC ENG OPERAT. (720)865-4001

WWMG01 WASTEWATER MGMT DIVISION (303)446-3744



## Property Access Checklist

Property ID: 3569	<input type="checkbox"/> WORK STARTED ON: __/__/__
Property Address: 4726 High St.	<input type="checkbox"/> WORK COMPLETED ON: __/__/__

Property Owner: Isidro & Alejandro	Property Renter:
Mailing Address:	Home Phone:
Alejandro	Fax:
Home Phone: (303) 308-1287	Cell/Pager:
Fax: w: (303) 297-0591	Additional Information:
Cell/Pager:	

<input checked="" type="checkbox"/> Notification Letter	Sent: __/__/__	By:
<input checked="" type="checkbox"/> Access Agreement	Signed: __/__/__	By:
<input checked="" type="checkbox"/> Restoration Agreement	Signed: __/__/__	By:
<input type="checkbox"/> Topsoil Sampling (if applicable)	__/__/__	By:
<input type="checkbox"/> Disposal Sampling (if applicable)	__/__/__	By:
<input type="checkbox"/> Garden Sampling (if applicable)	__/__/__	By:
<input type="checkbox"/> Utility Clearance	Called: __/__/__	By:
<input checked="" type="checkbox"/> Video/Photos (Before)	On: 02/22/05	By: m. Redfern
<input type="checkbox"/> Video/Photos (During)	On: __/__/__	By:
<input type="checkbox"/> Video/Photos (After)	On: __/__/__	By:
<input type="checkbox"/> Video/Photos (30-Day)	On: __/__/__	By:
<input type="checkbox"/> Property Completion Agreement	Signed: __/__/__	By:
<input type="checkbox"/> Final Report	Issued: __/__/__	By:

### Air Monitoring (as applicable)

<input type="checkbox"/> Community <input type="checkbox"/> Crew	On: __/__/__	By:
Results:		
<input type="checkbox"/> Community <input type="checkbox"/> Crew	On: __/__/__	By:
Results:		
<input type="checkbox"/> Community <input type="checkbox"/> Crew	On: __/__/__	By:
Results:		



Project Resources Inc.

## Restoration Agreement

The purpose of this agreement is to provide a mutual agreement as to conditions of property prior to remediation activities. This will also serve as decontamination for the purpose of assuring that restoration activities are completed to the satisfaction of the property owner and the United States Environmental Protection Agency (EPA).

Property ID:	3569
Property Address:	4726 High
Owner:	Alexandro Grande
Phone:	303) 909-5511 303) 308-1387

On the attached diagram(s) indicate area(s) to excavated and depth of excavation, location of all known utilities, subsurface features, surface structures and landscaping features, access location(s) to be used by contractor, and the direction of North. Indicate distances, depths, material types, etc. Indicate digital photos by referencing the photo-log number with an arrow indicating direction of view.

### Items To Be Removed By Owner Before Start Of Remediation:

(Use additional sheets as necessary)

The removal, storage, disposal, and/or return of these items is the Owner's responsibility.

Item:	dog pears, all misc. items in yard, furniture,
Item:	<del>the</del> soda cans, table
Item:	
Item:	
Item:	
Item:	
Item:	
Item:	



Project Resources Inc.

**Items To Be Removed By Contractor During Remediation And Not Replaced**  
(Use additional sheets as necessary)

Item:	NA
Item:	
Item:	
Item:	
Item:	
Item:	
Item:	

**Items To Be Removed By Contractor During Remediation And Replaced**  
(Use additional sheets as necessary)

Item:	NA
Item:	
Item:	
Item:	
Item:	
Item:	
Item:	



Project Resources Inc.

**Landscape Inventory**  
(Use additional sheets as necessary)

Item	Quantity	Unit	Description/Explanation
Total Area Of Property To Be Excavated		Square Feet	
Number of trees > 2 inch trunk diameter			
Number of trees < 2 inch trunk diameter			
Number of Sprinkler Zones, Control Valves, Timers, Heads, etc.  Attach a sketch of the sprinkler layout.			Zones: _____  Heads: _____  Control Valves: _____
Number of and total size of all gardens / flower beds.  Attach a sketch of relative sizes and locations.	# Of Beds: _____  # Of Gardens: _____		Ft <sup>2</sup> Of Beds: _____  Ft <sup>2</sup> Of Gardens: _____



Project Resources Inc.

Item	Quantity	Unit	Description/Explanation
<p>Agreed upon value of plant materials <u>not to be replaced</u> by contractor.</p> <p>Note this value will be used to issue a plant voucher to the property owner.</p>	Total # Of Beds: _____	\$	Total Ft <sup>2</sup> Of Beds To Be Replaced With Certificate: _____
<p>Agreed upon list of plant materials that will be replaced by contractor. Be very specific and detailed.</p> <p>Include a sketch of where each plant will be placed by the contractor.</p>		Each	Only Use For Plants That Are Being Saved and Re-planted
<p>Agreed upon area of property to be replaced with grass sod.</p> <p>Include a sketch of the area(s) to be replaced with grass sod.</p>		SF	Total Ft <sup>2</sup> Of Sod To Be Laid: _____
<p>Area of City or County property to be landscaped per their requirements.</p> <p>Include a sketch of the area (s)</p>	Total Ft <sup>2</sup> : _____	SF	Sod: _____ Brown Mulch: _____ Red Mulch: _____
<p>Agreed upon area of property to be replaced with mulch.</p>	Total Ft <sup>2</sup> Of Mulch: _____	SF	Red: _____ Brown: _____



Project Resources Inc.

Item	Quantity	Unit	Description/Explanation
Agreed upon area to be replaced rock.	Total Ft <sup>2</sup> Of Rock: _____	SF	Large: _____ Medium: _____ Small (pea gravel): _____ Driveway Gravel: _____
Agreed upon area to be replaced with no groundcover.	Total Ft <sup>2</sup> With No Groundcover: _____		

**Additional Comments / Instructions:**





Project Resources Inc.

**Additional Comments / Instructions Continued:**

☐ Check the box if Owner does not want PRI to document interior foundation walls and possible pre-existing damage. By checking this box PRI is not responsible for any damage done to the interior of house, including foundation cracks or fissures.

☒ I agree

☐ I do not agree

☒ I agree

☐ I do not agree

*Alfonso Bardea* *2/22/05*  
Owner's Signature Date

*Magda Redfern* *2/22/05*  
Contractor's Signature Date

This spreadsheet performs screening level calculations to estimate the effect of peeling leaded paint on the average concentration of lead in yard soil  
**4726 High Street**

INPUTS	Variable	Units	House
<b>General</b>	Mixing depth in yard	cm	2.54
	Mixing depth in yard	inches	1
	Soil density	g/cm3	2.5
	RBC in soil	mg/kg	400
	Bkg in clean fill	mg/kg	50
<b>House-specific</b>			<b>Small</b>
	Area of the exposure unit	m2	75.80888
	Area of the exposure unit	ft2	816
	Concentration of lead in paint	mg/cm2	4
	Area of peeling paint	m2	0.185806
	Area of peeling paint	ft2	2
<b>COMPUTATIONS</b>			
	Mass of lead from paint	mg	7.4E+03
	Volume of soil	cm3	1.9E+06
	Mass of soil	kg	4.8E+03
	Incremental concentration	mg/kg	1.5
	Maximum acceptable area of peeling leaded paint (m2)		42.1
	Maximum acceptable area of peeling leaded paint (ft2)		453.2
<b>DECISION</b>			OK

---

Needs to be  
 filed,  
 BUT can't  
 find file...

---

File Id 3569  
 3 phase

## Lead Based Paint Qualification Calculations

[illegible]

# VB/I-70 Lead-Based Paint Assessment

Address: 4726 High St

Date: 7/21/06

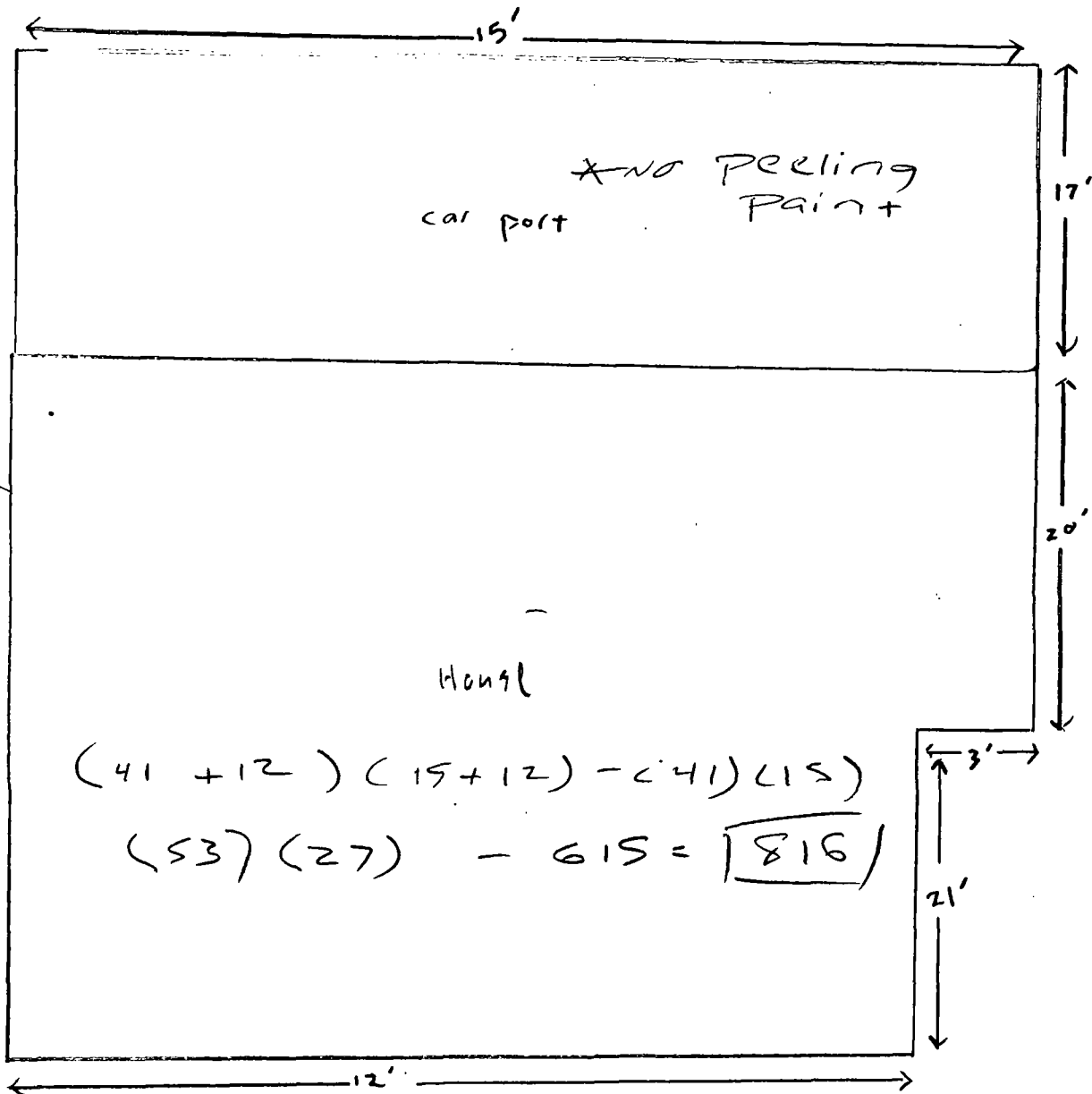
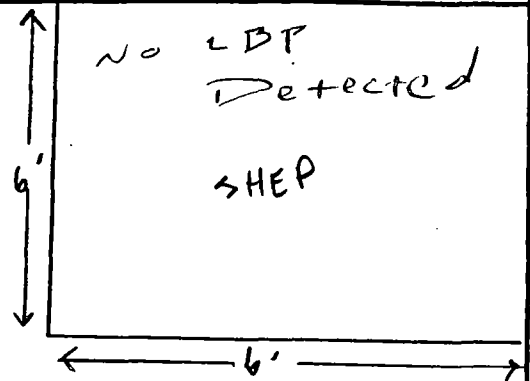
Property ID: 3569

SQ Feet:

Owner:

Telephone #:

Plot Plan:



## Chap 6 Review

**TARGET SHEET**  
EPA REGION VIII  
**SUPERFUND DOCUMENT MANAGEMENT SYSTEM**

DOCUMENT NUMBER: 1035170

SITE NAME: VASQUEZ BOULEVARD AND I-70

DOCUMENT DATE: 01/26/2006

**DOCUMENT NOT SCANNED**

Due to one of the following reasons:

- ☐ PHOTOGRAPHS
- ☐ 3-DIMENSIONAL
- ☐ OVERSIZED
- ☒ AUDIO/VISUAL
- ☐ PERMANENTLY BOUND DOCUMENTS
- ☐ POOR LEGIBILITY
- ☐ OTHER
- ☐ NOT AVAILABLE
- ☐ TYPES OF DOCUMENTS NOT TO BE SCANNED  
(Data Packages, Data Validation, Sampling Data, CBI, Chain of Custody)

DOCUMENT DESCRIPTION:

3 - DVDs OF PROPERTY VIDEO, PROPERTY #3569  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_